

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM

Property ID: R32936

Property Information

property address: 3202 S TEXAS AVE

legal description: MIDWAY PLACE, BLOCK 12, LOT 8

owner name/address: WIMBISH, ROBERT
410 BROOKSIDE DR E
BRYAN, TX 77801-3701

full business name: Ace Bolt & Screw Co.

land use category: Commercial-retail

type of business: Tool Shop

current zoning: C2

occupancy status: occupied

lot area (square feet): 8,500

frontage along Texas Avenue (feet): 51.13

lot depth (feet): 160.08

sq. footage of building: 4,690

property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☐ min. lot width standards

Improvements

of buildings: 1 building height (feet): 10 # of stories: 1

type of buildings (specify): brick

building/site condition: 3

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify)

approximate construction date: 1957

accessible to the public: ☒ yes ☐ no

possible historic resource: ☒ yes ☐ no

sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☐ yes ☒ no (specify)

(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☒ yes ☐ no

☐ dilapidated ☐ abandoned ☒ in-use

of signs: 1 type/material of sign: wood

overall condition (specify): good

removal of any dilapidated signs suggested? ☐ yes ☒ no (specify)

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☐ yes ☒ no

of available off-street spaces: 12

lot type: ☐ asphalt ☒ concrete ☐ other

space sizes: 8

sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition: fair

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

how many: 1 curb types: ☒ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☒ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☒ no meet opposite separation requirements: ☐ yes ☒ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☐ yes ☒ no

comments: all concrete

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☒ yes ☐ no

Other Comments:

'building connects to building on adjacent lot (R32935)

